

***TOWN OF NEWFIELDS BOARD OF SELECTMEN
MEETING MINUTES
TUESDAY, SEPTEMBER 18, 2007***

The meeting was called to order at 6:56pm. Selectmen present were: Michael Woodworth and Wes Moore. James McIlroy joined the meeting in progress. Others present were: Sue McKinnon, Tom Adams, and Reuben Hull.

The following e-mail was received from Sarah McGregor with an update on the mosquito situation in Newfields.

The recent rains were quickly absorbed into the ground leaving very little for the mosquitoes. My crew checked the Town for mosquito breeding on Friday, Sept 14th. They found most sites were still dry despite over 3" of rain. Only one freshwater site yielded mosquito larvae. The rain did trigger extensive mosquito breeding on the salt marshes. Salt marsh larviciding commenced on Friday, Sept 14th and continued on Monday, Sept 17th.

Trapping of adult mosquitoes was done last week at 3 locations in the Sanborn Dr - Bald Hill Rd area. Sixteen mosquitoes were collected in 3 traps last week. Very low numbers! Two traps had one mosquito each and a fourth trap had 14 mosquitoes. Test results from mosquitoes collected last week will be available later this week. There is no truth to the rumor of a positive mosquito in Newfields. The State DHHS will call the Town first if a mosquito tests positive for EEE or WNV.

The Elementary school has given Dragon the green light to trap for two weeks and spray one more time. We will be trapping this week and next. Spraying will be done on Thursday night. If the traps don't yield many mosquitoes next week or all test negative, then I won't recommend another spot spray at the school.

Given the low numbers in the traps, I do not recommend road spraying at this time. If we receive news of a positive mosquito, then I will reconsider that recommendation. The weather would have to be considered as well. Cold weather and dry conditions help keep mosquito activity down. As temperatures rise at the end of the week I expect to see more mosquito activity, but we are close to the end of the season.

I do recommend one more week of trapping for the Town.

Sarah MacGregor
President
Dragon Mosquito Control, Inc.

These findings were discussed. Wes then made a motion to authorize Dragon Mosquito to complete 1 more week of trapping and testing. Michael seconded the motion and the motion passed with all in favor.

Gene Perreault's tasks with the State are still outstanding with regard to the mosquito issue.

A revised MS-1 form was signed.

A Current Use Land Use Change Tax Warrant was signed.

Correspondence from the State of New Hampshire Department of Revenue Administration was reviewed. The Town assessment is required to be between 90% and 110% of fair market value. At this time the Town is at 80.2%. The Town is scheduled for an Assessment Review in 2008. This will be discussed with the Assessor when he meets with the Selectmen early next month.

Correspondence from the Rockingham Planning Commission was reviewed with regard to their Draft 10 Year Plan.

Correspondence from the Lane Law Offices was reviewed.

A Notice from Employment Security was reviewed.

The Town received a copy of a letter from the Town of Stratham addressed to the Honorable John Lynch, Governor, requesting his presence at a public meeting to discuss larviciding in 2008 on Fish & Game property.

The Board of Library Trustees invited the Selectmen to attend a meeting on Monday, September 24th to view plans to widen the library driveway, rebuild the handicap ramp, and add parking spaces. The abutters to the library and the Road Agent were also invited. The Selectmen asked Reuben Hull, Town Planner to attend the meeting and he agreed to do so.

A copy of a letter from the State of New Hampshire Department of Environmental Services sent to the Newfields Village Water & Sewer District with regard to the water quality in Newfields was reviewed by the Selectmen.

Correspondence from Mitchell & Bates, PA was reviewed with regard to Verizon's lawsuit against the Town of Newfields.

Wes made a motion to approve the minutes of the September 11, 2007 meeting as amended. Michael seconded the motion and the motion passed with all in favor.

Resident Tom Adams met with the Selectmen to ask if they would consider renting the upper level of the old Post Office Building to him. Tom builds and repairs custom wheelchairs. No signs would be on or at the building, no retail sales, and only two people would be working at the location. It is a perfect size and location for Tom.

The Selectmen stated that repairs need to be made at the building. At this time there is electricity, but no water. It appears that the oil burner needs repair or replacement in order to heat the building.

Tom might be willing to make some of the necessary repairs in exchange for reduced rent (similar to the arrangement worked out with Dave Martin who rents the rear, lower level of the building). The Selectmen will ask the Building Inspector to go over the building to determine what needs to be fixed, then obtain estimates on those items. Tom will meet with the Selectmen again to review that information. Tom was told that the Selectmen cannot enter into a multi-year rental agreement and that any rental would have to be on a month to month basis.

Reuben does not see a problem with renting the building for the above purpose as it was used commercially before. He does ask that the Selectmen notify the Planning Board of any potential rental. Wes will also notify Fire Chief Jeff Buxton of this possible rental.

Reuben Hull gave an update on the status of the ramp. About 2/3 of the pile of dirt has been relocated and the rest will be moved soon. The railing should be back in two weeks or so. It was sent out for powder coating and paint. Reuben will contact the welder next week for an update on the installation.

The Selectmen discussed with Reuben their questions regarding a temporary sign ordinance – where is it permitted to post temporary signs? On the owners property only, on town property, is there a time limit? Reuben was asked to review the current sign ordinance as it applies to temporary signs such as real estate, yard sales, contractors, etc. and report back to the Selectmen. An ordinance may need to be written to address this issue which either the Planning Board or the Selectmen would write. Public hearings would need to be held, and then the ordinance would be placed on the ballot.

Reuben announced his resignation as Town Planner. He and his family will be relocating to Albany, New York. He begins his new job in October, but will work with the Town of Newfields to clean up most of the outstanding items. The Selectmen asked him for a letter of resignation along with a list of what items will be completed before he leaves and his recommendations on items that will not be completed.

Reuben stated that the Rockingham Planning Commission is able to review plans until a new Town Planner is hired. Reuben will speak with a couple of engineers to see if they are interested in the position. They will need to be interviewed by the Selectmen and the Planning Board. In the meantime, the Selectmen will meet with a representative of the Rockingham Planning Commission and Reuben to come up with a plan of action.

Verizon has an application before the Town to expand the cell tower by ten feet. Reuben has advised Verizon that the Planning Board cannot take any action on that application until the cell tower owner meets with the Board of Selectmen for an amendment of the development agreement. A sound study needs to be completed (currently an uncovered generator is at the location) and sound reasoning given on why the tower needs to be extended while there is an open spot on the tower. Reuben was asked what might happen

if the Selectmen or Planning Board refuse to expand the tower. Verizon could opt to build a new tower in Newfields – either at the same location or at a different location.

Reuben advised that the Bernier application presented to the Planning Board has been approved with stipulations. The Subdivision application on Route 108 is waiting for an aquifer study to be completed.

The Selectmen thanked Reuben for his service to the Town of Newfields.

The comments from Fran Lane, Town Counsel, on the renewal contract with Comcast were reviewed by the Selectmen. It was decided that James will speak with Fran about these items and report back to the other Selectmen.

Wes made a motion to adjourn the meeting at 9:30pm. The motion was seconded by James and the motion passed with all in favor.

Respectfully submitted,

Nancy J. Spencer
Administrative Assistant